

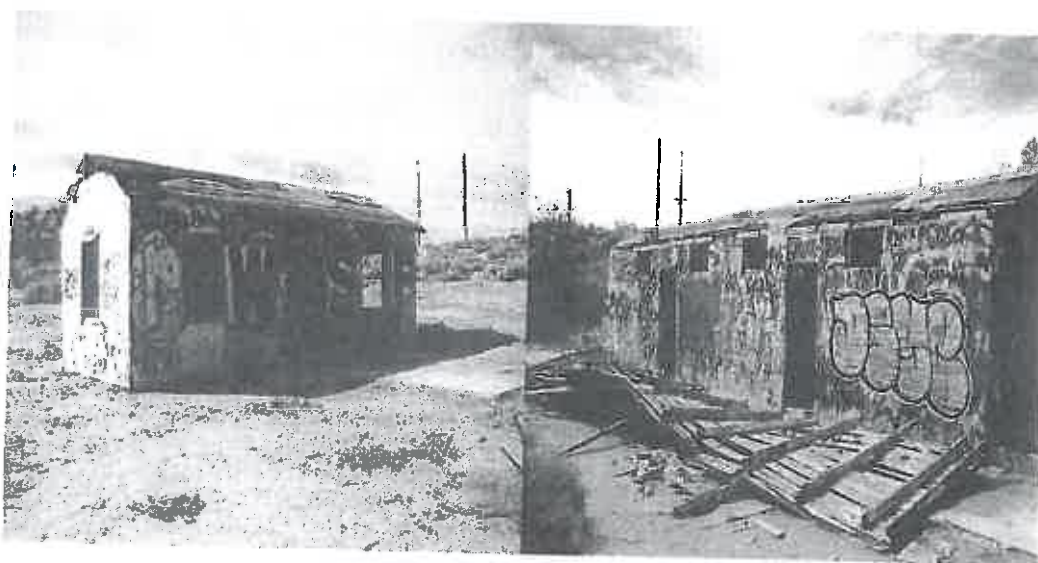


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AAA LEAD Consultants and Inspections, Inc.
Consulting - Inspections - Risk Assessment - Project Monitoring
STATE CERTIFIED / INSURED

LEAD PAINT INSPECTION REPORT

FOR



CITY OF VICTORVILLE

Performed at

1 4499 Residences
14491 Turner Road
Victorville, Ca 92394

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DHS 8552

**LEAD BASED PAINT INSPECTION REPORT
RESIDENCES
14491 TURNER ROAD
VICTORVILLE, CA 92384**

1.0 INTRODUCTION

This report presents the results of AAA LEAD Consultants and Inspections, Inc. lead-based paint inspection, located at 14491 Turner Road, Victorville, California (Subject Property). AAA LEAD Consultants and Inspections, Inc. performed the inspection on August 25, 2014 in accordance with HUD guidelines for lead inspections. This document is prepared for the sole use of the City of Victorville and any regulatory agencies that are directly involved in this project. No other party should rely on the information contained herein without prior written consent of the City of Victorville. The scope of services, inspection methodology and results are presented below.

2.0 SCOPE OF WORK

The purpose of this inspection is to identify and assess the presence of Lead-Based Paint on the exterior and interior surfaces of painted components within the subject property.

On August 25, 2014 AAA LEAD Consultants and Inspections, Inc. performed an inspection for lead based paint at the subject property in Victorville, California. The intent was to ascertain the presence of lead in or on components above specified action levels. If lead was found, the inspection would identify individual architectural components and their respective concentrations of lead in such a manner that this report could be used for subsequent abatement and / or maintenance activity.

3.0 PROPERTY DESCRIPTION

The test site is two structures and a pool. Both buildings are frame stucco construction and built on concrete slab foundations. The doors and jambs of both buildings are constructed of wood. The windows are double hung sliders and are also made of wood. Between the two structures is a built in pool containing ceramic tile.

4.0 INSPECTOR'S QUALIFICATIONS

Benjamin Cohn and Johnny Geiger of AAA Lead Consultants and Inspections, Inc. performed the inspection at the site using an RMD XRF spectrum analyzer instrument. The crew has attended the radiation safety course for operation and handling of the RMD instrument, and completed an EPA sponsored class in Lead Inspector and Project Monitor Training. Mr. Cohn is a State Certified Inspector for Lead Inspections, Project Monitoring and Sample Technician. Mr. Geiger is a State Certified Sample Technician.

5.0 METHOD OF TESTING

The testing method employed was x-ray fluorescence (XRF) using a Radiation Monitoring Device Paint Analyzer. The instrument was calibrated to the manufacture's specifications and was also periodically verified against known lead samples produced by the National Institute of Standards and Testing (NIST). The duration for each test result is determined by a combination of the actual reading relative to the designated action level, the age of the radioactive source, and the substrate on which the test was taken. Substrate corrections (SEL) were not required in compliance with the HUD guidelines for spectrum analyzers. Together these quality control procedures produce a 95% confidence level that the corrected lead concentration (CLC) accurately reflects the actual level of lead in the tested surfaces.

6.0 TESTING PROTOCOL

Testing was conducted in compliance with the HUD Guidelines for scattered site housing as published in 1997. The areas tested were inspected with a minimum of one representative surface of each painted component in each area. The HUD action level for lead based paint is 1.0 mg/cm².

7.0 SUMMARY OF RESULTS

A summary table with the results of this site has been provided in the "tables" section of this report. Below is a brief description of the components that tested at or above the HUD action level of 1.0mg/cm² and their respective locations.

House-1 Exterior:

Window Casing	Window Sash	Door Jamb	Door Casing
Soffit	Rafter	Fascia	

House-1 Interior:

Area-1

Window Sill	Window Casing	Door Casing	Door Jamb
-------------	---------------	-------------	-----------

Area-2

Window Sash	Door Jamb
-------------	-----------

Area-4

Window Sill	Window Casing	Cabinet Side	Walls
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Area-5

Window Sill	Window Casing	Window Sash	Cabinet Side	Cabinet Shelf
Door Jamb	Wall			

House-2 Exterior:

Window Casing	Door Casing	Door Jamb	Stucco Wall	Soffit
Rafter				

(Summary of Results Continued)

House-2 Interior:

Area-1

Door Jamb

Area-4

Door Jamb

Tile Surfaces:

Many ceramic tiles contain lead in pigment and glaze. Although they were not painted, as part of AAA LEAD'S normal inspection process, we also tested tile surfaces. This information may be useful if any abatement or remodeling will take place on these surfaces. THE CERAMIC TILE TRIM IN THE POOL AND THE CERAMIC TILE BACKSPLASH IN AREA-5 IN HOUSE-1 CONTAINS LEAD AT OR ABOVE THE HUD ACTION LEVEL. See tables under TAB 3 of this report for test locations.

8.0 RECOMMENDATIONS

Any maintenance or repair activities on these components should be performed in an abatement/containment environment as required by Cal/OSHA Construction and Safety Orders, Lead Section 1532.1.

Any component that is below the HUD action level but still contains lead requires personal exposure level (PEL) testing be performed to determine the workers skill or certification required to perform the activity.

9.0 SITE SPECIFIC OBSERVATIONS

The overall paint condition of both buildings and the pool is poor. Both structures have been fire damaged and vandalized. The lead painted components are in poor condition and need to be stabilized. The ceramic tile in the pool tested positive for lead. Many lead hazards were identified during the inspection.

10.0 INSPECTION LIMITATIONS

AAA LEAD Consultants and Inspections, Inc. planned, developed and implemented this inspection based on AAA LEAD Consultants and Inspections previous experience in performing lead-based paint inspections. This inspection was conducted in conformance with HUD Guidelines as published in 1997. AAA LEAD Consultants and Inspections, Inc. utilized state-of-the-art practices and techniques in accordance with regulatory standards while performing this inspection. A copy of personnel certifications has been provided for your review. AAA LEAD Consultants and Inspections, Inc. evaluation of the relative risk of exposure to lead identified during this inspection is based on conditions observed at the time of the inspection. AAA LEAD Consultants and Inspections, Inc. cannot be responsible for changing conditions that may alter the relative exposure risk or for future changes in accepted methodology.

HOW TO READ YOUR REPORT TABLES

Depending upon our findings there are several different tables that can be used to generate an accounting of the final results. These tables use two different formats.

The first table is the Distribution Report. This report is an accounting of all components that were tested with correlating results of how many of each component tested positive, negative or inconclusive. In cases of over 1,000 readings it is necessary to divide the report into two sections. When this happens we provide a Project Distribution report combining the Distribution Reports from both report sections with grand total figures.

The second format is found in the rest of our "tables". The following is a brief summary of what each heading in the table means.

Reading No.

Each test is assigned a reading number.

Room No.

Each room has its own identifying number.

Room Name

Along with its own number is a description of the room. (office, hall, bath, etc)

Wall

A letter, either A, B, C identifies each wall, or D. There is a site map towards the end of the report that identifies each location.

Structure

This is the actual name of the component being tested. (wall, window, door, etc)

Location

The area tested on the component. (U lt is upper left, L Ctr is lower center, etc)

Member

The portion of the component tested. If the component is a door, the member could be the casing or the jamb.

Paint Condition

I = Intact, F = Fair and P = Poor

Substrate

This is what the component is made of. (wood, metal, gypsum, plaster etc...)

Color

Though seldom used if a component contains more than one color but only one of the colors tests positive, the positive color will be identified.

Lead (mg/cm²)

This is the lead content of the component tested.

Mode

The equipment can be operated in three modes Std (standard), QM (Quick Mode) or TC (Time Corrected). Std is used to acquire a measurement for a fixed amount of time. QM is the mode used to test components throughout a site. TC mode is used to calibrate the equipment against a known lead source based on a predetermined amount of time. The equipment will only produce an answer after it has reached a 95% confidence level the reading is correct. The time can vary from 2 to 60 seconds.

DISTRIBUTION REPORT OF LEAD PAINT INSPECTION FOR: City of Victorville

Inspection Date: 08/25/14
 Report Date: 8/25/2014
 Abatement Level: 1.0
 Report No. S#01132 - 08/25/14 08:48
 Total Reading Sets: 147
 Job Started: 08/25/14 08:48
 Job Finished: 08/25/14 10:38

Residences
 14491 Turner Road
 Victorville, Ca 92394

Structure	Total	Structure Distribution			
		Positive	Negative	Inconclusive	
Attic Access	1	0 <0%>	1 <100%>	0 <0%>	
Cabinet Door	1	0 <0%>	1 <100%>	0 <0%>	
Cabinet Shelf	1	1 <100%>	0 <0%>	0 <0%>	
Cabinet Side	2	2 <100%>	0 <0%>	0 <0%>	
Ceiling	9	0 <0%>	9 <100%>	0 <0%>	
Counter	1	1 <100%>	0 <0%>	0 <0%>	
Door	2	0 <0%>	2 <100%>	0 <0%>	
Door Casing	9	3 <33%>	6 <67%>	0 <0%>	
Door Jamb	12	7 <58%>	5 <42%>	0 <0%>	
Fascia	4	0 <0%>	4 <100%>	0 <0%>	
Floor	1	0 <0%>	1 <100%>	0 <0%>	
Rafter	4	1 <25%>	3 <75%>	0 <0%>	
Shelf Suppor	1	0 <0%>	1 <100%>	0 <0%>	
Soffit	6	2 <33%>	4 <67%>	0 <0%>	
Stairs	1	0 <0%>	1 <100%>	0 <0%>	
Trim	2	1 <50%>	1 <50%>	0 <0%>	
Wall	62	10 <16%>	52 <84%>	0 <0%>	
Window Casing	15	10 <67%>	5 <33%>	0 <0%>	
Window Sash	5	5 <100%>	0 <0%>	0 <0%>	
Window Sill	8	3 <38%>	5 <63%>	0 <0%>	
Inspection Totals:	147	46 <31%>	101 <69%>	0 <0%>	

SUMMARY REPORT OF LEAD PAINT INSPECTION FOR: City of Victorville

Inspection Date: 08/25/14
 Report Date: 8/25/2014
 Abatement Level: 1.0
 Report No. S#01132 - 08/25/14 08:48
 Total Readings: 159 Actionable: 46
 Job Started: 08/25/14 08:48
 Job Finished: 08/25/14 10:38

Residences
 14491 Turner Road
 Victorville, Ca 92394

Reading No.	Wall	Structure	Location	Member	Paint Cond	Substrate	Color	Lead (mg/cm ²)	Mode
Exterior Room 001 House-1									
016	A	Window	Lft	Casing	P	Wood	N/A	5.1	QM
017	A	Window	Lft	Sash	P	Wood	N/A	4.7	QM
008	A	Window	Rgt	Casing	P	Wood	N/A	3.5	QM
012	A	Door	Ctr	Casing	P	Wood	N/A	3.0	QM
013	A	Door	Ctr	Jamb	P	Wood	N/A	3.0	QM
021	B	Window	Rgt	Casing	P	Wood	N/A	4.4	QM
022	B	Window	Rgt	Sash	P	Wood	N/A	4.6	QM
027	C	Window	Rgt	Casing	P	Wood	N/A	1.0	QM
035	D	Window	Rgt	Casing	P	Wood	N/A	1.9	QM
036	D	Window	Rgt	Sash	P	Wood	N/A	1.9	QM
Exterior Room 002 Pool									
093	A	Trim	Ctr		P	Tile	Blue	5.1	QM
Exterior Room 003 House-2									
104	A	Soffit	Lft		P	Wood	N/A	1.0	QM
106	A	Window	Lft	Casing	P	Wood	N/A	1.0	QM
108	B	Rafter	Rgt		P	Wood	N/A	1.4	QM
109	B	Wall	W Rgt		P	Stucco	N/A	1.8	QM
107	B	Soffit	Rgt		P	Wood	N/A	1.0	QM
110	B	Window	Rgt	Casing	P	Wood	N/A	1.6	QM
111	B	Door	Rgt	Casing	P	Wood	N/A	1.0	QM
112	B	Door	Rgt	Jamb	P	Wood	N/A	1.0	QM
117	C	Wall	W Lft		P	Stucco	N/A	1.0	QM
115	C	Wall	W Rgt		P	Stucco	N/A	1.5	QM
120	D	Wall	W Rgt		P	Stucco	N/A	1.0	QM
Interior Room 001 1-Area-1									
048	A	Window	Lft	Casing	P	N/A	N/A	1.8	QM
047	A	Window	Lft	Sill	P	N/A	N/A	2.3	QM
040	A	Door	Rgt	Casing	P	N/A	N/A	1.8	QM
041	A	Door	Rgt	Jamb	P	N/A	N/A	1.9	QM
Interior Room 002 1-Area-2									
059	A	Window	Ctr	Sash	P	N/A	N/A	1.4	QM
050	D	Door	Ctr	Jamb	P	N/A	N/A	1.9	QM
Interior Room 004 1-Area-4									
075	A	Cabinet	Lft	Side	P	N/A	N/A	1.0	QM
070	A	Wall	W Rgt		P	N/A	N/A	1.0	QM
071	B	Wall	W Rgt		P	N/A	N/A	1.0	QM
072	C	Wall	W Lft		P	N/A	N/A	1.0	QM
076	C	Window	Ctr	Casing	P	N/A	N/A	2.7	QM
077	C	Window	Ctr	Sill	P	N/A	N/A	3.5	QM
073	D	Wall	W Lft		P	N/A	N/A	1.0	QM
Interior Room 005 1-Area-5									
079	A	Door	Ctr	Jamb	P	N/A	N/A	1.0	QM
081	B	Wall	W Lft		P	N/A	N/A	1.0	QM

SUMMARY REPORT OF LEAD PAINT INSPECTION FOR: City of Victorville

Reading No.	Wall	Structure	Location	Member	Paint Cond	Substrate	Color	Lead (mg/cm ²)	Mode
082	C	Wall	W Ctr		P	N/A	N/A	1.0	QM
086	D	Cabinet	Lft	Side	P	N/A	N/A	>9.9	QM
087	D	Cabinet	Lft	Shelf	P	N/A	N/A	>9.9	QM
088	D	Counter	Lft		P	Tile	N/A	1.6	QM
090	D	Window	Ctr	Casing	P	N/A	N/A	4.6	QM
091	D	Window	Ctr	Sash	P	N/A	N/A	5.2	QM
089	D	Window	Ctr	Sill	P	N/A	N/A	5.7	QM
Interior Room 006 2-Area-1									
124	B	Door	Lft	Jamb	P	N/A	N/A	3.4	QM
Interior Room 009 2-Area-4									
143	B	Door	Rgt	Jamb	P	N/A	N/A	1.0	QM
Calibration Readings									
---- End of Readings ----									

DETAILED REPORT OF LEAD PAINT INSPECTION FOR: City of Victorville

Inspection Date: 08/25/14
 Report Date: 8/25/2014
 Abatement Level: 1.0
 Report No. S#01132 - 08/25/14 08:48
 Total Readings: 159
 Job Started: 08/25/14 08:48
 Job Finished: 08/25/14 10:38

Residences
 14491 Turner Road
 Victorville, Ca 92394

Reading No.	Wall	Structure	Location	Member	Paint Cond	Substrate	Color	Lead (mg/cm ²)	Mode
Exterior Room 001 House-1									
015	A	Rafter	Ctr		P	Wood	N/A	0.0	QM
010	A	Wall	W Lft		P	Stucco	N/A	0.4	QM
009	A	Wall	W Ctr		P	Stucco	N/A	0.0	QM
007	A	Wall	W Rgt		P	Stucco	N/A	0.0	QM
014	A	Soffit	Ctr		P	Wood	N/A	0.1	QM
016	A	Window	Lft	Casing	P	Wood	N/A	5.1	QM
017	A	Window	Lft	Sash	P	Wood	N/A	4.7	QM
008	A	Window	Rgt	Casing	P	Wood	N/A	3.5	QM
011	A	Door	Ctr		P	Wood	N/A	0.0	QM
012	A	Door	Ctr	Casing	P	Wood	N/A	3.0	QM
013	A	Door	Ctr	Jamb	P	Wood	N/A	3.0	QM
023	B	Fascia	Lft		P	Wood	N/A	0.0	QM
020	B	Wall	W Lft		P	Stucco	N/A	-0.2	QM
019	B	Wall	W Ctr		P	Stucco	N/A	0.5	QM
018	B	Wall	W Rgt		P	Stucco	N/A	0.1	QM
021	B	Window	Rgt	Casing	P	Wood	N/A	4.4	QM
022	B	Window	Rgt	Sash	P	Wood	N/A	4.6	QM
028	B	Door	Lft	Casing	P	Wood	N/A	0.2	QM
029	B	Door	Lft	Jamb	P	Wood	N/A	0.1	QM
031	C	Fascia	Lft		P	Wood	N/A	0.0	QM
026	C	Wall	W Lft		P	Stucco	N/A	0.0	QM
025	C	Wall	W Ctr		P	Stucco	N/A	-0.2	QM
024	C	Wall	W Rgt		P	Stucco	N/A	0.4	QM
030	C	Soffit	Lft		P	Wood	N/A	0.1	QM
027	C	Window	Rgt	Casing	P	Wood	N/A	1.0	QM
033	D	Rafter	Rgt		P	Wood	N/A	0.0	QM
038	D	Wall	W Lft		P	Stucco	N/A	0.0	QM
037	D	Wall	W Ctr		P	Stucco	N/A	-0.2	QM
034	D	Wall	W Rgt		P	Stucco	N/A	0.5	QM
032	D	Soffit	Rgt		P	Wood	N/A	0.1	QM
035	D	Window	Rgt	Casing	P	Wood	N/A	1.9	QM
036	D	Window	Rgt	Sash	P	Wood	N/A	1.9	QM
Exterior Room 002 Pool									
092	A	Trim	Ctr		P	Concrete	N/A	-0.1	QM
093	A	Trim	Ctr		P	Tile	Blue	5.1	QM
094	A	Wall	W Ctr		P	Concrete	N/A	-0.1	QM
095	B	Wall	W Ctr		P	Concrete	N/A	-0.2	QM
096	C	Wall	W Ctr		P	Concrete	N/A	-0.2	QM
098	D	Floor	Ctr		P	Concrete	N/A	-0.1	QM
097	D	Wall	W Ctr		P	Concrete	N/A	0.0	QM
099	D	Stairs	Lft		P	Concrete	N/A	-0.1	QM
Exterior Room 003 House-2									
105	A	Fascia	Lft		P	Wood	N/A	-0.1	QM
103	A	Wall	W Lft		P	Stucco	N/A	0.6	QM
102	A	Wall	W Ctr		P	Stucco	N/A	0.5	QM
100	A	Wall	W Rgt		P	Stucco	N/A	0.3	QM
104	A	Soffit	Lft		P	Wood	N/A	1.0	QM

DETAILED REPORT OF LEAD PAINT INSPECTION FOR: City of Victorville

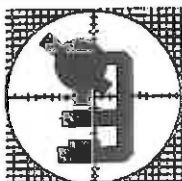
Reading No.	Wall	Structure	Location	Member	Paint Cond	Substrate	Color	Lead (mg/cm ²)	Mode
106	A	Window	Lft	Casing	P	Wood	N/A	1.0	QM
101	A	Door	Rgt	Casing	P	Wood	N/A	0.1	QM
108	B	Rafter	Rgt		P	Wood	N/A	1.4	QM
114	B	Wall	W Lft		P	Stucco	N/A	0.6	QM
113	B	Wall	W Ctr		P	Stucco	N/A	0.9	QM
109	B	Wall	W Rgt		P	Stucco	N/A	1.8	QM
107	B	Soffit	Rgt		P	Wood	N/A	1.0	QM
110	B	Window	Rgt	Casing	P	Wood	N/A	1.6	QM
111	B	Door	Rgt	Casing	P	Wood	N/A	1.0	QM
112	B	Door	Rgt	Jamb	P	Wood	N/A	1.0	QM
119	C	Fascia	Ctr		P	Wood	N/A	0.3	QM
117	C	Wall	W Lft		P	Stucco	N/A	1.0	QM
115	C	Wall	W Rgt		P	Stucco	N/A	1.5	QM
118	C	Soffit	Ctr		P	Wood	N/A	0.5	QM
116	C	Window	Rgt	Casing	P	Wood	N/A	0.5	QM
123	D	Wall	W Lft		P	Stucco	N/A	0.3	QM
121	D	Wall	W Ctr		P	Stucco	N/A	0.5	QM
120	D	Wall	W Rgt		P	Stucco	N/A	1.0	QM
122	D	Window	Ctr	Casing	P	Wood	N/A	0.3	QM
Interior Room 001 1-Area-1									
042	A	Wall	W Ctr		P	N/A	N/A	0.2	QM
046	A	Ceiling	Ctr		P	N/A	N/A	0.0	QM
048	A	Window	Lft	Casing	P	N/A	N/A	1.8	QM
047	A	Window	Lft	Sill	P	N/A	N/A	2.3	QM
039	A	Door	Rgt		P	N/A	N/A	0.0	QM
040	A	Door	Rgt	Casing	P	N/A	N/A	1.8	QM
041	A	Door	Rgt	Jamb	P	N/A	N/A	1.9	QM
043	B	Wall	W Lft		P	N/A	N/A	-0.1	QM
044	C	Wall	W Ctr		P	N/A	N/A	0.2	QM
045	D	Wall	W Rgt		P	N/A	N/A	0.0	QM
Interior Room 002 1-Area-2									
051	A	Wall	W Rgt		P	N/A	N/A	0.0	QM
058	A	Window	Ctr	Casing	P	N/A	N/A	0.5	QM
059	A	Window	Ctr	Sash	P	N/A	N/A	1.4	QM
057	A	Window	Ctr	Sill	P	N/A	N/A	0.3	QM
052	B	Wall	W Lft		P	N/A	N/A	0.0	QM
053	C	Wall	W Ctr		P	N/A	N/A	0.1	QM
056	D	Attic Access	Lft		P	N/A	N/A	0.0	QM
054	D	Wall	W Lft		P	N/A	N/A	0.0	QM
055	D	Ceiling	Lft		P	N/A	N/A	0.2	QM
049	D	Door	Ctr	Casing	P	N/A	N/A	0.4	QM
050	D	Door	Ctr	Jamb	P	N/A	N/A	1.9	QM
Interior Room 003 1-Area-3									
062	A	Wall	W Ctr		P	N/A	N/A	0.0	QM
060	A	Door	Lft	Casing	P	N/A	N/A	0.0	QM
061	A	Door	Lft	Jamb	P	N/A	N/A	-0.1	QM
063	B	Wall	W Ctr		P	N/A	N/A	-0.2	QM
064	C	Wall	W Ctr		P	N/A	N/A	0.1	QM
067	D	Shelf Suppor	Lft		P	N/A	N/A	0.0	QM
065	D	Wall	W Ctr		P	N/A	N/A	-0.2	QM
066	D	Ceiling	Ctr		P	N/A	N/A	0.0	QM
Interior Room 004 1-Area-4									
075	A	Cabinet	Lft	Side	P	N/A	N/A	1.0	QM

DETAILED REPORT OF LEAD PAINT INSPECTION FOR: City of Victorville

Reading No.	Wall	Structure	Location	Member	Paint Cond	Substrate	Color	Lead (mg/cm ²)	Mode
070	A	Wall	W Rgt		P	N/A	N/A	1.0	QM
074	A	Ceiling	Rgt		P	N/A	N/A	0.1	QM
068	A	Door	Rgt	Casing	P	N/A	N/A	0.2	QM
069	A	Door	Rgt	Jamb	P	N/A	N/A	0.0	QM
071	B	Wall	W Rgt		P	N/A	N/A	1.0	QM
072	C	Wall	W Lft		P	N/A	N/A	1.0	QM
076	C	Window	Ctr	Casing	P	N/A	N/A	2.7	QM
077	C	Window	Ctr	Sill	P	N/A	N/A	3.5	QM
073	D	Wall	W Lft		P	N/A	N/A	1.0	QM
Interior Room 005 1-Area-5									
080	A	Wall	W Ctr		P	N/A	N/A	0.6	QM
078	A	Door	Ctr	Casing	P	N/A	N/A	0.2	QM
079	A	Door	Ctr	Jamb	P	N/A	N/A	1.0	QM
081	B	Wall	W Lft		P	N/A	N/A	1.0	QM
082	C	Wall	W Ctr		P	N/A	N/A	1.0	QM
085	D	Cabinet	Lft	Door	P	N/A	N/A	0.2	QM
086	D	Cabinet	Lft	Side	P	N/A	N/A	>9.9	QM
087	D	Cabinet	Lft	Shelf	P	N/A	N/A	>9.9	QM
088	D	Counter	Lft		P	Tile	N/A	1.6	QM
083	D	Wall	W Ctr		P	N/A	N/A	0.5	QM
084	D	Ceiling	Lft		P	N/A	N/A	0.0	QM
090	D	Window	Ctr	Casing	P	N/A	N/A	4.6	QM
091	D	Window	Ctr	Sash	P	N/A	N/A	5.2	QM
089	D	Window	Ctr	Sill	P	N/A	N/A	5.7	QM
Interior Room 006 2-Area-1									
125	A	Wall	W Lft		P	N/A	N/A	0.0	QM
126	B	Wall	W Rgt		P	N/A	N/A	-0.1	QM
131	B	Window	Rgt	Casing	P	N/A	N/A	0.0	QM
130	B	Window	Rgt	Sill	P	N/A	N/A	-0.1	QM
124	B	Door	Lft	Jamb	P	N/A	N/A	3.4	QM
127	C	Wall	W Rgt		P	N/A	N/A	0.0	QM
128	D	Wall	W Ctr		P	N/A	N/A	0.1	QM
129	D	Ceiling	Ctr		P	N/A	N/A	-0.1	QM
Interior Room 007 2-Area-2									
133	A	Wall	W Rgt		P	N/A	N/A	-0.2	QM
132	A	Door	Rgt	Jamb	P	N/A	N/A	-0.1	QM
134	C	Wall	W Ctr		P	N/A	N/A	-0.1	QM
135	C	Ceiling	Ctr		P	N/A	N/A	-0.1	QM
136	C	Window	Ctr	Sill	P	N/A	N/A	0.4	QM
Interior Room 008 2-Area-3									
139	A	Wall	W Rgt		P	N/A	N/A	-0.2	QM
137	B	Wall	W Ctr		P	N/A	N/A	-0.2	QM
141	D	Rafter	Lft		P	N/A	N/A	0.3	QM
138	D	Wall	W Ctr		P	N/A	N/A	0.5	QM
140	D	Ceiling	Lft		P	N/A	N/A	0.6	QM
142	D	Window	Lft	Sill	P	N/A	N/A	0.4	QM
Interior Room 009 2-Area-4									
144	A	Wall	W Rgt		P	N/A	N/A	0.0	QM
145	B	Wall	W Ctr		P	N/A	N/A	-0.2	QM
149	B	Window	Ctr	Casing	P	N/A	N/A	-0.1	QM
143	B	Door	Rgt	Jamb	P	N/A	N/A	1.0	QM
146	C	Wall	W Lft		P	N/A	N/A	-0.2	QM

DETAILED REPORT OF LEAD PAINT INSPECTION FOR: City of Victorville

Reading No.	Wall	Structure	Location	Member	Paint Cond	Substrate	Color	Lead (mg/cm²)	Mode
147	D	Wall	W Ctr		P	N/A	N/A	-0.1	QM
148	D	Ceiling	Ctr		P	N/A	N/A	0.1	QM
Interior Room 010 2-Area-5									
151	A	Wall	W Ctr		P	N/A	N/A	0.0	QM
153	A	Window	Ctr	Sill	P	N/A	N/A	-0.1	QM
152	B	Wall	W Ctr		P	N/A	N/A	-0.2	QM
150	C	Door	Ctr	Jamb	P	N/A	N/A	-0.1	QM
Calibration Readings									
005								0.2	TC
006								0.0	TC
001								1.0	TC
002								0.9	TC
003								0.9	TC
004								0.1	TC
154								0.9	TC
155								1.0	TC
156								1.0	TC
157								0.0	TC
158								-0.1	TC
159								0.1	TC
---- End of Readings ----									



3555 Lexington Av.
El Monte, CA 91731

Micron Environmental Labs, Inc.

Analytical Method: EPA SW846-3050-7420
AIHA (ELPAT) ID No.: 103012
CA ELAP Certificate NO. 2297

Micron Ref. No. 10614196
Date: 9/2/14

Lead (Pb) in Paint Summary Results

Project: City Of Victorville
14491 Turner

Analyst: Glenn Gutierrez

Name: AAA Lead Consultants and Inspections, Inc.
Address: 1307 W. Sixth St. Ste. 134
City, State, Zip: Corona, CA 92882

Date Collected: 8/25/14
Date Received: 8/26/14
Date Analyzed: 9/2/14
No. of samples: 6

Sample No.	Sample Description	Sample Weight(g)	Vol. (ml)	Dil. Factor	Conc. mg/l	Results	
						mg/kg (ppm)	% weight
PC-001	Paint Chip	0.0686	25	1	0.59	215.0	0.022
PC-002	Paint Chip	0.1047	25	1	0.22	< 100	< 0.010
PC-003	Paint Chip	0.0793	25	1	0.08	< 100	< 0.010
PC-004	Paint Chip	0.1285	25	1	3.31	644.0	0.064
PC-005	Paint Chip	0.1379	25	1	3.42	620.0	0.062
PC-006	Paint Chip	0.1243	25	1	2.95	593.3	0.059

ppm-parts per million

limit of detection (LD) =100ppm with sample size of .1g

MDL for Micron Labs=0.0065% with sample size of .1g


Analyst Signature

Bulk Sample Log

Micron Environmental Labs, Inc.
El Monte, California



Company AAA Lead

No. of Samples 6

For Lab Use Only

Client Project No. City of Victorville

Micron Job No.

10617196

Client Project Ref. 14491 Turner

Turnaround Time ☒ Normal ☐ Next Day ☐ Rush

☐ Analyze All ☐ Stop 1st Positive

Sample Data Log

Date Collected	Client Sample ID	Sample Location	Sample Description	Analytical Result
1 8-26-14	PL-001	House 2 Area 5	ceiling	
2	PL-002	House 2 Area 4	wall	
3	PL-003	House 2 Area 3	Rafter	
4	PL-004	House 1 External Wall		
5	PL-005	House 1 Area 2 Ceiling		
6	PL-006	House 1 Area 1 Ceiling		
7				
8				
9				
10				
11				
12				
13				
14				
15				
16				
17				
18				
19				
20				

Relinquished by [Signature]

Date 8-26-14

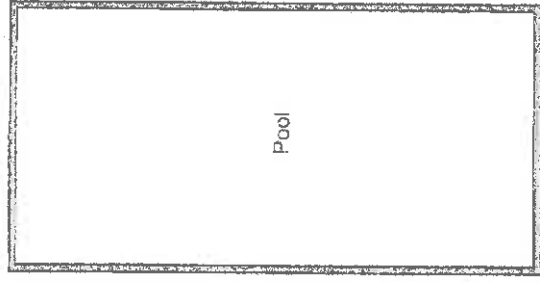
Time 2:45

Received by [Signature]

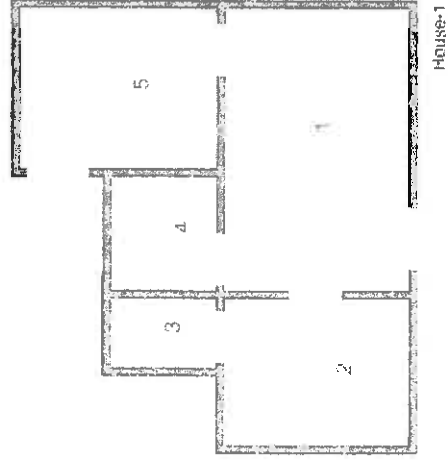
Date 8-26-14

Time 2:45

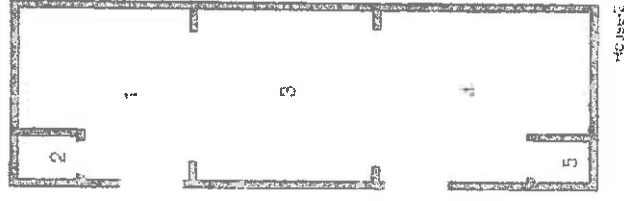
Side C



Side B




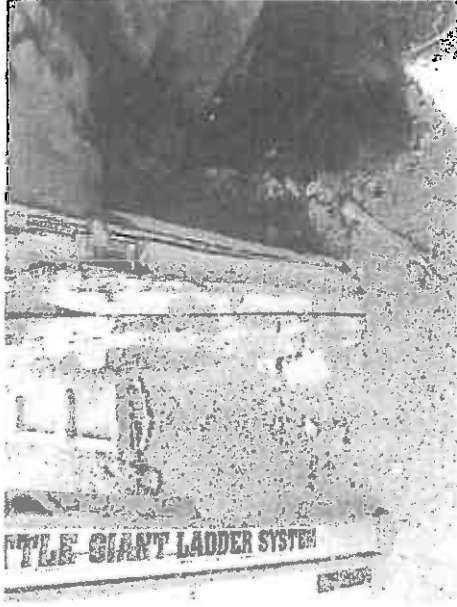




Side D



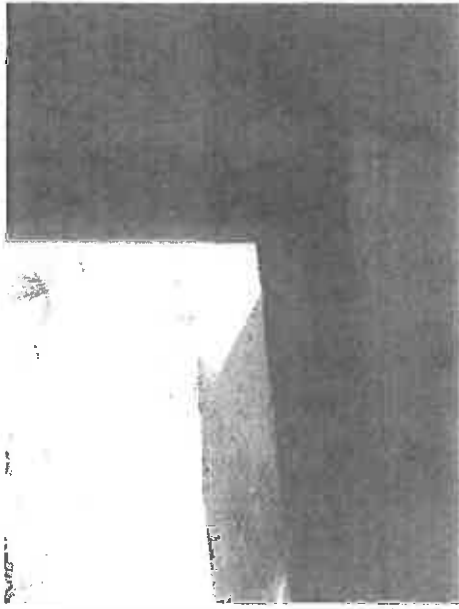

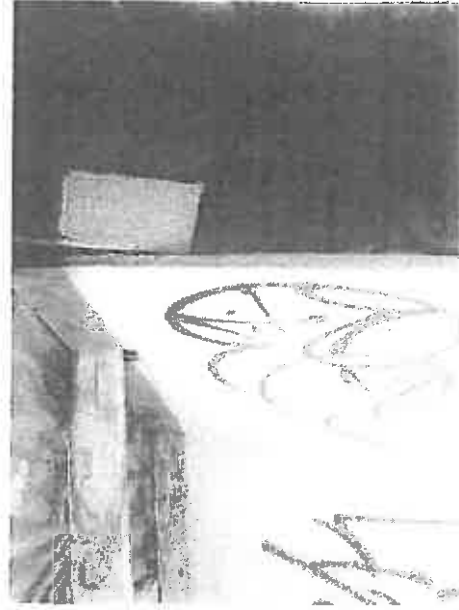

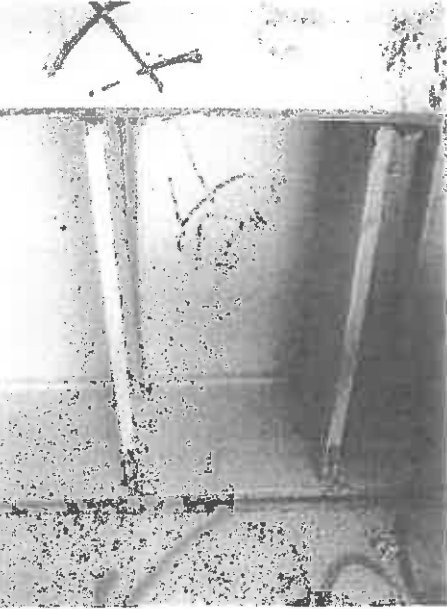
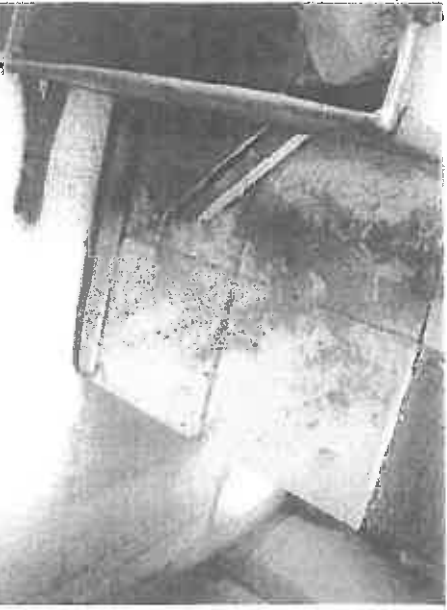
not to scale

Side A
14491 Turner Road
Victorville, Ca 92394







**PHOTOS OF COMPONENTS WHICH CONTAIN
LEAD AT 14491 TURNER ROAD, VICTORVILLE, CA**

		
PHOTO # 1 Window Casing-House 1	PHOTO # 2 Door Casing and Jamb-House 1	PHOTO # 3 Window Sash-House 1
		
PHOTO # 4 Door Casing and Jamb-House 1	PHOTO # 5 Window Sill and Casing-House 1	PHOTO # 6 Door Jamb-House 1

**PHOTOS OF COMPONENTS WHICH CONTAIN
LEAD AT 14491 TURNER ROAD, VICTORVILLE, CA**

		
<p>PHOTO # 7 Window Sill, Casing, and Sash-House 1</p>	<p>PHOTO # 8 Wall-House 1</p>	<p>PHOTO # 9 Cabinet Side-House 1</p>
		
<p>PHOTO # 10 Wall-House 1</p>	<p>PHOTO # 11 Cabinet Side and Shelf-House 1</p>	<p>PHOTO # 12 Tile Counter-House 1</p>

**PHOTOS OF COMPONENTS WHICH CONTAIN
LEAD AT 14491 TURNER ROAD, VICTORVILLE, CA**

		
PHOTO #13 Pool Trim	PHOTO #14 Soffit-House 2	PHOTO #15 Window Casing-House 2
		
PHOTO #16 Soffit and Rafter-House 2	PHOTO #17 Stucco Wall-House 2	PHOTO #18 Door Jamb-House 2

State of California Department of Public Health

Lead-Related
Construction

Certificate

Expiration

Year

Date

Certificate

Inspector/Assessor

10/24/2014

Project Monitor

10/24/2014



Benjamin S. Cohn



20013

ID #: **20875**

Certificate of Achievement


This is to certify that

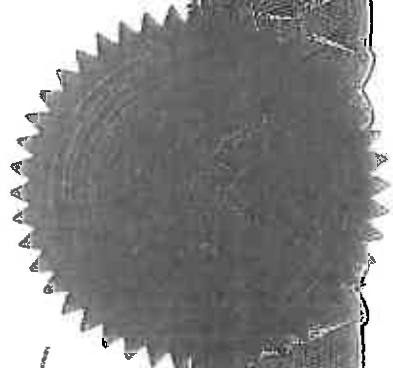
Benjamin Cohn
AAA Lead

on the 12th day of October 2005 successfully completed the factory training for

RMD's LPA-1 Lead Paint Inspection System

including, but not limited to, the topics of Radiation Safety and the Proper Use of the Instrument.


Sia Afshari, Product Manager
44 Hunt St., Watertown, Massachusetts



State of California Department of Public Health

Lead-Related

Certificate

Expiration

Construction

Type

Date

Certificate

Sampling Technician 12/05/2014



Johnathan L. Geiger



240006

ID # **21753**

Certificate of Achievement

This is to certify that

Johnathan L. Geiger
of **AAA Lead**

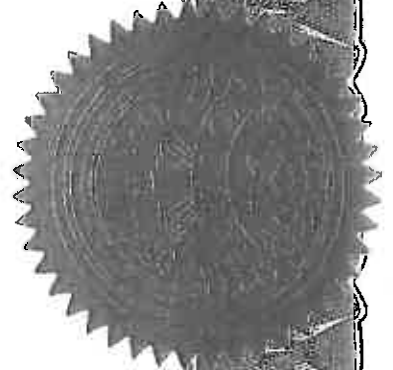
on the 14th day of September 2000 successfully completed the factory training for

RMD's LPA-1 Lead Paint Inspection System

including, but not limited to, the topics of Radiation Safety and the Proper Use of the Instrument.



Jacob Paster, Vice President, RMD
44 Hunt St., Watertown, Massachusetts




LEAD HAZARD EVALUATION REPORT**Section 1 — Date of Lead Hazard Evaluation** August 25, 2014**Section 2 — Type of Lead Hazard Evaluation (Check one box only)**☒ Lead inspection ☐ Risk assessment ☐ Clearance inspection ☐ Other (specify) _____**Section 3 — Structure Where Lead Hazard Evaluation Was Conducted**

Address [number, street, apartment (if applicable)] 14491 Turner Road		City Victorville	County San Bernardino	Zip Code 92394
Construction date (year) of structure Prior 1978	Type of structure <input type="checkbox"/> Multi-unit building <input type="checkbox"/> School or daycare <input checked="" type="checkbox"/> Single family dwelling <input type="checkbox"/> Other _____		Children living in structure? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> Don't Know	

Section 4 — Owner of Structure (if business/agency, list contact person)

Name City of Victorville C/O Infotox		Telephone number 951-685-5053	
Address [number, street, apartment (if applicable)] 9251 Orco Parkway # J		City Riverside	State Ca
			Zip Code 92509

Section 5 — Results of Lead Hazard Evaluation (check all that apply)☐ No lead-based paint detected ☐ Intact lead-based paint detected ☒ Deteriorated lead-based paint detected
☐ No lead hazards detected ☐ Lead-contaminated dust found ☐ Lead-contaminated soil found ☒ Other: Title**Section 6 — Individual Conducting Lead Hazard Evaluation**

Name Benjamin S. Cohn		Telephone number 951-582-9071	
Address [number, street, apartment (if applicable)] 1307 West 6th Street		City Corona	State Ca
			Zip Code 92882
CDPH certification number 20875	Signature 		Date 09-02-14

Name and CDPH certification number of any other individuals conducting sampling or testing (if applicable)

Johnny Gelger 21753**Section 7 — Attachments**

- A. A foundation diagram or sketch of the structure indicating the specific locations of each lead hazard or presence of lead-based paint;
B. Each testing method, device, and sampling procedure used;
C. All data collected, including quality control data, laboratory results, including laboratory name, address, and phone number.

First copy and attachments retained by inspector

Second copy and attachments retained by owner

Third copy only (no attachments) mailed or faxed to:

California Department of Public Health
Childhood Lead Poisoning Prevention Branch Reports
850 Marina Bay Parkway, Building P, Third Floor
Richmond, CA 94804-6403
Fax: (510) 620-5856



9/24/2014

(760) 955-5104
Fax (760) 269-0074



NOTICE OF INTENT TO FILE: NOTICE OF PENDENCY

JUAN COVARRUBIAS
14607 APACHE DR
VICTORVILLE, CA 92392

RE: Case # COD14-01904
14607 APACHE DR
APN: 3106-091-50

Our records and recent inspections indicate that you have failed to either respond to or comply with a previous notice that listed conditions of non-compliance existing on the above reference property. Therefore, the purpose of this notice is to advise you that a Notice of Pendency (property lien) will be filed by the City of Victorville, Code Enforcement Division, if compliance is not met within the timeframe specified below.

The following conditions still require compliance:

Landscape Maintenance (R1) - Properly maintain your landscape as required by the Victorville Municipal Code within 15 days. All landscaped areas shall be maintained in a neat, clean, orderly and healthful condition. This includes proper pruning, mowing of lawns, weeding, fertilizing, and replacement of plants where necessary. Three-quarter inch decorative rock may also be installed (3 inches deep) and shall include a weed barrier. Property owners shall provide a means to keep decorative rock in-place. A permanent irrigation system shall be in place when necessary. All required front yard areas shall have a minimum of fifty (50) percent landscaping free of paved parking and driveway areas. Bark or mulch within the front and side yard shall not be used as a permanent form of ground cover within landscape areas, unless located within a flowerbed/ accent areas that are regularly maintained. Unacceptable landscape includes overgrown, dead, diseased, or decayed vegetation and weeds which cause a detriment to neighboring properties and/or property values (VMC 16-6.13.020 – Nuisances affecting health, safety, and welfare and 16-3.24.030(b) et seq. – Landscape standards).

Please note that if compliance is not met, administrative fees will be assessed against your property and a Notice of Pendency filed that will impede the sale or transfer of your property.

Each day the violation continues constitutes a new and separate offense wherein you will also be subject to additional fines and court fees, possible criminal prosecution and court ordered abatement of outstanding violations.

Additionally, if abatement action is taken by the City, all abatement costs, administrative fees and outstanding fines will be recovered through a tax lien which will be assessed on your annual property tax bill.

Should you have any questions regarding this matter, or wish to seek approval for an extension, please contact the Code Enforcement Division at (760) 955 5104 and reference the case number noted above.

Respectfully,



9/24/2014

(760) 955-5104
Fax (760) 269-0074



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Respectfully,

A. Vinnes

Code Enforcement Officer

A. Vinnes

Code Enforcement Officer

LEAD PAINT INSPECTION REPORT

REPORT NUMBER:
INFOTOX#

S#01132- 08/25/14 08:48
142123

INSPECTION FOR:

City of Victorville
C/O Infotox
9251 Orco Parkway # J
Riverside, Ca 92509

PERFORMED AT:

Residences
14491 Turner Road
Victorville, Ca 92394

INSPECTION DATE:

August 25, 2014

INSTRUMENT TYPE:

RMD
MODEL LPA-1
XRF TYPE ANALYZER
SERIAL # 1132

ACTION LEVEL:

1.0mg/cm²

OPERATORS LICENSE:

6212-33

SIGNED


Benjamin S. Cohn
INSPECTOR I-20875

DATE August 28, 2014

This inspection was conducted in conformance with HUD Guidelines as published in 1997. AAA Lead Consultants and Inspections, Inc. utilized state-of-art practices and techniques in accordance with regulatory standards while performing this inspection. AAA Lead Consultants and Inspections, Inc. evaluation of the relative risk of exposure to lead identified during this inspection is based on conditions observed at the time inspection. AAA Lead Consultants and Inspections, Inc. cannot be responsible for changing conditions that may alter the relative exposure risk or for changes in accepted methodology.